

PLEASANT TWP  
KENTON SD

00320

Hardin County, Ohio  
Michael T. Bacon, Auditor

33-341053.0000  
N40

RES  
2025

sale

Eff Rate:- 49.60 — 43.46 — 45.84 — 45.76 — a/r

2022 SPEARMAN JAN P & DENI	2017-09-29
2023 SPEARMAN JAN P & DENI	2017-09-29
2024 SMITH KIA & BRANDON L	2023-03-17
2025 SMITH KIA & BRANDON LIG	2023-03-17 MYERS PARKVIEW 54
11825 HILLCREST DR	1SD
KENTON OH 43326	\$180,000

Tax Year	2022	2023	2024	2025	CAMA
Prop Cls	510	510	510	510	510
Acres					
Land100%	18600	25310	25310	25310	25300
Bldg100%	122400	148310	148310	148310	148320
Totl100%	141000t	173630t	173630t	173630t	173620t
Cauv100%					
Tax Value:					
Land 35%	6510	8860	8860	8860	8860
Bldg 35%	42840	51910	51910	51910	51910
Totl 35%	49350t	60770t	60770t	60770t	60770t
Hmstd35%	49190	60580	60580	60580	
Owner Oc	46.44	51.88	51.82	51.28	hmstd 8860 l 51720 b
Hmstd RB					
Net Tax	2215.08	2381.08	2525.88	2524.00	
Sp-Asmnt	25.15	25.15	40.24	40.24	

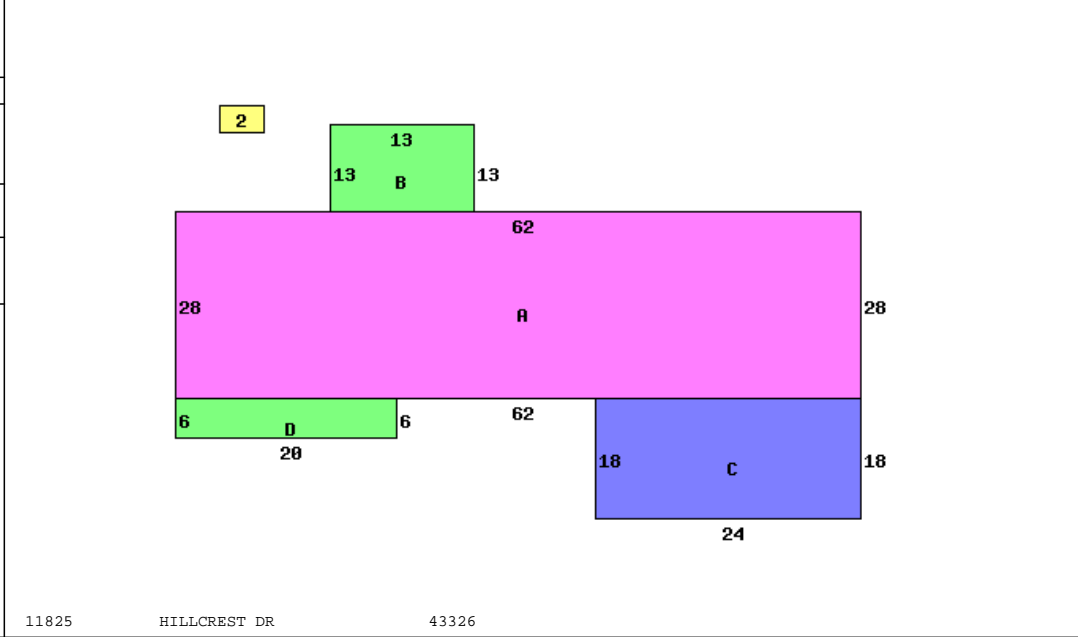
SHB+ 1 B	CONS F	TYPE M	FACT	SQ-FT 1736	VALUE	a *MAIN
	OFF P			169	5070	b PORCH
	F2 G			432	10370	c GRAGE
	OFF P			120	3600	d PORCH

gas fireplace

Sale#	#p	sale date	To	Type/Invalid?	Sale\$	co:land	co:bldg
106	1	2023-03-17	SMITH KIA & BRANDON LIGHT	1SD	180000	18600	122400
486	1	2017-09-29	SPEARMAN JAN P & DENISE	1SD	148000	16170	81800
31	2	2012-01-24	DEARDORFF PATSY A	2AF *	0	16170	89400
102	2	2003-03-03	DEARDORFF VIRG	2SD *	0	14630	79600

Year	Land	Bldg	Total	Net Tax
2021	6510	42840	49350	2223.46
2020	6510	42840	49350	1919.06

p r o j e c t		ben acres	/ %	factor
902 MAIN DISTRICT CONSERVANCY				XA/2025
500 HARDIN COUNTY LANDFILL				XA/2025
254 WARD #1013 SCIOTO RIVER MAIN				XA/2025



Occupancy 1 Single Family		*DWELLING COMPUTATIONS	
Story Height	1	Sq-Ft	Value
Floor Level	Main	FRAME	1736 128260
	Basement		1064 19830
	Subtotal		148090
Shingle	Roof	GABLE	
B 1 2 U A			
Plaster/Drywall	D	200 sq ft	Basement Finish 2390
Unfinished Wall	X		Air Conditioning 3000
Floor/Carpet	X X		Plumbing 1400
Number of Rooms	3 6		Garages and Carports 10370
Bedrooms	3		Extra Features 8670
			Total Value 173920
Central Heat	A		
FORCED AIR			PUB ELECTRIC
Central A/C	A		PUB GAS
Plumbing			PRIV WATER
Standard	1		PRIV SEWER
Extra 2 Fixture	1		PUB PAVED ST/RD
			Neighborhood:
			Code: 3320
			Dwl/Gar/NC% 1.1800

Bldg Type	SHB+Cons	DixHt	Unit	Blt/Renov	Replace	Phy	Fnc	True
1 DWELLING	1 B F	12X14	1936	C	1960VG	.28		147760
2 Shed			168	D	1975AV	.65		560
front lot		effective	depth	actual	effective	extended	true	
110.0000	110.00	220	115	200	230	25300	25300	

Call Back: Sign: PSN Date: 2015-08-11 Lister: 33-341053.0000-v082020R